BI-WEEKLY LOAN MODIFICATION AGREEMENT

MORTGAGORS:

THELMA L. CARTWRIGHT AND BRUCE A. CARTWRIGHT; HER HUSBAND

MORTGAGEE:

Financial Federal Trust and Savings Bank MAN

KXHHHHHHKKAYAXKHXXHHHHH KMHHHHH

PROPERTY ADDRESS:

1954 CONCORD DR CHICAGO HEIGHTS ILLINOIS 60411

LEGAL

DESCRIPTION:

LOT 31 IN BLOCK 6 IN BEACON HILLS, BEING A SUBDIVISION OF PART OF SECTIONS 19, 20, 29 AND 30, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 4, 1960 AS DOCUMENT 17748392, IN COOK COUNTY, ILLINOIS.

> GOOK COURTY ILS IN HS FILED FURTH CHA

1994 FEB -- 8 / 11 10: 03

94128032

P.I.N.#32-30-111-031-0000

Permanent Property Tax Number:

32-30-111-031-0000

ORIGINAL MORTGAGE AND NOTE DATE:

01/28/94

REMAINING

MORTGAGE AMOUNT:

ORIGINAL MORTGAGE

AMOUNT:

26,250.00

ORIGINAL INTEREST

RATE:

8.750

MONTHLY PRINCIPAL AND INTEREST

PAYMENT:

262.36 payable on the first day of each month and due

74 C/E

on or before the 15th day of each month.

MONTHLY ESCROW PAYMENT:

136.94 payable on the first day of each month ar a due on or before the 15th day of each month.

FIRST PAYMENT DATE:

03/01/94

MORTGAGE TERM:

180 Months

For value received, the terms and conditions of the original Note and original Mortgage dated / and recorded on 2 - 8 - 9 4 as document No. ____ described above are hereby modified as follows: * 94128031

All installments due under the Mortgage or Note shall be paid on a bi-weekly basis 1. every fourteen (14) calendar days. The amount of each bi-weekly payment due every fourteen (14) days is as follows:

> Principal and Interest:

Escrow:

Total Bi-weekly Payment:

192.45

The interest rate is reduced by _.250% to _8.500 %. 2. The date of Your First Bi-Weekly Payment will be 02/21/94

A late charge of 5% of the bi-weekly principal and interest payment due shall be 3. assessed if the payment is not made on the date scheduled.

In the event that a bi-weekly payment date falls on a day where the Bank is closed for business, the parties agree that one (1) grace day is permitted so that no late charges will be assessed by virtue of the bank holiday.

- The escrow payment due on each bi-weekly payment due date is 1/26th of the yearly 4 taxes and assessments, and ground rents on the property, if any, plus 1/26th of the yearly premium installments for hazard insurance, if any, plus 1/26th of the yearly installments for mortgage insurance, if any, all as reasonably estimated initially and from time to time by the Lender on the basis of assessments and bills and reasonable estimates thereof.
- In consideration of the Lender's scheduling repayment on a bi-weekly basis (every 14 calender days), the Mortgagor(s) agree to pay each bi-weekly payment by Automatic Payment System from a Financial Federal Trust and Savings Bank checking account. If the Mortgagor(s) fail to pay a bi-weekly payment by electronic funds transfer on the date due, the Lender has the right to convert the payment schedule to a monthly basis and increase the interest rate by ___125 % to ___8_625%

In all other respects, the terms and conditions of the original Note and Mortgage shall remain in full force and effect and the fortgagors promise to pay said indebtedness as herein stated and to perform all obligation; under said Mortgage and Note and

this Agreement.	
Dated this 28 day of January , 19	94
FINANCIAL FEDERAL TRUST AND SAVINGS BANK:	75
BY: Sudy C Vov. Nice President	THELMA L. CARTWRIGHT
ATTEST: Rich President	BRUCE A. CARTWRIGHT
STATE OF ILLINOIS) SS. COUNTY OF COOK	
I, THE UNDERSIGNED, a Not do hereby certify that THELMA L. CARTWRI	tary Public in and for said county and state GHT AND BRUCE A. CARTWRIGHT HER HUSBAND
personally known to me to be the same persons instrument, appeared before me this day in personal delivered the said instrument as their free and with the third set forth.	on, and acknowledged that they signed and
Given under my hand and official seal, this	28 day of <u>January</u> , 19 <u>94</u> .
	RIPP

. averly E. Bitsky

My Commission Expires: Figure Public, State of the My Commission Expires 9/16/5-